

**SNAPSHOT of HOME Program Performance--As of 03/31/09**  
**Local Participating Jurisdictions with Rental Production Activities**



Participating Jurisdiction (PJ): Chula Vista

State: CA

PJ's Total HOME Allocation Received: \$14,497,478

PJ's Size Grouping\*: C

PJ Since (FY): 1992

Category	PJ	State Average	State Rank	Nat'l Average	Nat'l Ranking (Percentile):**	
					Group	C
<b>Program Progress:</b>			PJs in State: <b>92</b>			
% of Funds Committed	<div>87.20 %</div>	<div>91.11 %</div>	<div>57</div>	<div>91.92 %</div>	<div>20</div>	<div>20</div>
% of Funds Disbursed	<div>77.12 %</div>	<div>82.09 %</div>	<div>59</div>	<div>82.65 %</div>	<div>25</div>	<div>22</div>
Leveraging Ratio for Rental Activities	<div>7.73</div>	<div>5.72</div>	<div>1</div>	<div>4.67</div>	<div>100</div>	<div>100</div>
% of Completed Rental Disbursements to All Rental Commitments***	<div>100.00 %</div>	<div>73.27 %</div>	<div>1</div>	<div>81.09 %</div>	<div>100</div>	<div>100</div>
% of Completed CHDO Disbursements to All CHDO Reservations***	<div>100.00 %</div>	<div>62.86 %</div>	<div>1</div>	<div>68.72 %</div>	<div>100</div>	<div>100</div>
<b>Low-Income Benefit:</b>						
% of 0-50% AMI Renters to All Renters	<div>88.79 %</div>	<div>77.58 %</div>	<div>28</div>	<div>79.93 %</div>	<div>59</div>	<div>65</div>
% of 0-30% AMI Renters to All Renters***	<div>33.18 %</div>	<div>40.22 %</div>	<div>58</div>	<div>44.94 %</div>	<div>29</div>	<div>28</div>
<b>Lease-Up:</b>						
% of Occupied Rental Units to All Completed Rental Units***	<div>99.55 %</div>	<div>92.30 %</div>	<div>23</div>	<div>94.87 %</div>	<div>54</div>	<div>57</div>
<b>Overall Ranking:</b>			In State: <div>10 / 92</div>	Nationally: <div>82</div>	<div>84</div>	
<b>HOME Cost Per Unit and Number of Completed Units:</b>						
Rental Unit	<div>\$33,616</div>	<div>\$32,812</div>		<div>\$25,717</div>	<div>223</div> Units	<div>65.80 %</div>
Homebuyer Unit	<div>\$7,422</div>	<div>\$20,065</div>		<div>\$14,669</div>	<div>12</div> Units	<div>3.50 %</div>
Homeowner-Rehab Unit	<div>\$8,345</div>	<div>\$26,734</div>		<div>\$20,391</div>	<div>72</div> Units	<div>21.20 %</div>
TBRA Unit	<div>\$12,040</div>	<div>\$2,804</div>		<div>\$3,201</div>	<div>32</div> Units	<div>9.40 %</div>

\* - A = PJ's Annual Allocation is greater than or equal to \$3.5 million (55 PJs)

B = PJ's Annual Allocation is less than \$3.5 million and greater than or equal to \$1 million (202 PJs)

C = PJ's Annual Allocation is less than \$1 million (293 PJs)

\*\* - E.g., a percentile rank of 70 means that the performance exceeds that of 70% of PJs.

\*\*\*- This category is double-weighted in compiling both the State Overall Ranking and the National Overall Ranking of each PJ.

Source: Data entered by HOME Participating Jurisdictions into HUD's Integrated Disbursement and Information System (IDIS)

## Program and Beneficiary Characteristics for Completed Units

Participating Jurisdiction (PJ): Chula Vista CA

**Total Development Costs:**  
(average reported cost per unit in  
HOME-assisted projects)

	Rental	Homebuyer	Homeowner
PJ:	\$141,723	\$347,034	\$8,345
State:*	\$128,033	\$110,407	\$27,687
National:**	\$91,120	\$73,223	\$23,149

**CHDO Operating Expenses:**  
(% of allocation)

PJ:	<span style="border: 1px solid black; padding: 2px;">1.5</span> %
National Avg:	<span style="border: 1px solid black; padding: 2px;">1.1</span> %

**R.S. Means Cost Index:** 1.04

	Rental %	Homebuyer %	Homeowner %	TBRA %		Rental %	Homebuyer %	Homeowner %	TBRA %
<b>RACE:</b>					<b>HOUSEHOLD TYPE:</b>				
White:	<span style="border: 1px solid black; padding: 2px;">19.3</span>	<span style="border: 1px solid black; padding: 2px;">8.3</span>	<span style="border: 1px solid black; padding: 2px;">66.7</span>	<span style="border: 1px solid black; padding: 2px;">31.3</span>	Single/Non-Elderly:	<span style="border: 1px solid black; padding: 2px;">23.8</span>	<span style="border: 1px solid black; padding: 2px;">58.3</span>	<span style="border: 1px solid black; padding: 2px;">0.0</span>	<span style="border: 1px solid black; padding: 2px;">12.5</span>
Black/African American:	<span style="border: 1px solid black; padding: 2px;">8.5</span>	<span style="border: 1px solid black; padding: 2px;">0.0</span>	<span style="border: 1px solid black; padding: 2px;">2.8</span>	<span style="border: 1px solid black; padding: 2px;">3.1</span>	Elderly:	<span style="border: 1px solid black; padding: 2px;">18.8</span>	<span style="border: 1px solid black; padding: 2px;">0.0</span>	<span style="border: 1px solid black; padding: 2px;">84.7</span>	<span style="border: 1px solid black; padding: 2px;">34.4</span>
Asian:	<span style="border: 1px solid black; padding: 2px;">4.0</span>	<span style="border: 1px solid black; padding: 2px;">33.3</span>	<span style="border: 1px solid black; padding: 2px;">0.0</span>	<span style="border: 1px solid black; padding: 2px;">0.0</span>	Related/Single Parent:	<span style="border: 1px solid black; padding: 2px;">45.3</span>	<span style="border: 1px solid black; padding: 2px;">8.3</span>	<span style="border: 1px solid black; padding: 2px;">1.4</span>	<span style="border: 1px solid black; padding: 2px;">40.6</span>
American Indian/Alaska Native:	<span style="border: 1px solid black; padding: 2px;">0.0</span>	<span style="border: 1px solid black; padding: 2px;">0.0</span>	<span style="border: 1px solid black; padding: 2px;">0.0</span>	<span style="border: 1px solid black; padding: 2px;">0.0</span>	Related/Two Parent:	<span style="border: 1px solid black; padding: 2px;">7.6</span>	<span style="border: 1px solid black; padding: 2px;">33.3</span>	<span style="border: 1px solid black; padding: 2px;">0.0</span>	<span style="border: 1px solid black; padding: 2px;">9.4</span>
Native Hawaiian/Pacific Islander:	<span style="border: 1px solid black; padding: 2px;">0.0</span>	<span style="border: 1px solid black; padding: 2px;">0.0</span>	<span style="border: 1px solid black; padding: 2px;">0.0</span>	<span style="border: 1px solid black; padding: 2px;">3.1</span>	Other:	<span style="border: 1px solid black; padding: 2px;">4.5</span>	<span style="border: 1px solid black; padding: 2px;">0.0</span>	<span style="border: 1px solid black; padding: 2px;">13.9</span>	<span style="border: 1px solid black; padding: 2px;">3.1</span>
American Indian/Alaska Native and White:	<span style="border: 1px solid black; padding: 2px;">0.9</span>	<span style="border: 1px solid black; padding: 2px;">0.0</span>	<span style="border: 1px solid black; padding: 2px;">0.0</span>	<span style="border: 1px solid black; padding: 2px;">0.0</span>					
Asian and White:	<span style="border: 1px solid black; padding: 2px;">1.8</span>	<span style="border: 1px solid black; padding: 2px;">0.0</span>	<span style="border: 1px solid black; padding: 2px;">0.0</span>	<span style="border: 1px solid black; padding: 2px;">0.0</span>					
Black/African American and White:	<span style="border: 1px solid black; padding: 2px;">0.0</span>	<span style="border: 1px solid black; padding: 2px;">0.0</span>	<span style="border: 1px solid black; padding: 2px;">0.0</span>	<span style="border: 1px solid black; padding: 2px;">0.0</span>					
American Indian/Alaska Native and Black:	<span style="border: 1px solid black; padding: 2px;">0.4</span>	<span style="border: 1px solid black; padding: 2px;">0.0</span>	<span style="border: 1px solid black; padding: 2px;">0.0</span>	<span style="border: 1px solid black; padding: 2px;">0.0</span>					
Other Multi Racial:	<span style="border: 1px solid black; padding: 2px;">0.0</span>	<span style="border: 1px solid black; padding: 2px;">0.0</span>	<span style="border: 1px solid black; padding: 2px;">0.0</span>	<span style="border: 1px solid black; padding: 2px;">0.0</span>					
Asian/Pacific Islander:	<span style="border: 1px solid black; padding: 2px;">2.7</span>	<span style="border: 1px solid black; padding: 2px;">0.0</span>	<span style="border: 1px solid black; padding: 2px;">0.0</span>	<span style="border: 1px solid black; padding: 2px;">0.0</span>					
<b>ETHNICITY:</b>									
Hispanic	<span style="border: 1px solid black; padding: 2px;">62.3</span>	<span style="border: 1px solid black; padding: 2px;">58.3</span>	<span style="border: 1px solid black; padding: 2px;">30.6</span>	<span style="border: 1px solid black; padding: 2px;">62.5</span>					
<b>HOUSEHOLD SIZE:</b>					<b>SUPPLEMENTAL RENTAL ASSISTANCE:</b>				
1 Person:	<span style="border: 1px solid black; padding: 2px;">26.0</span>	<span style="border: 1px solid black; padding: 2px;">16.7</span>	<span style="border: 1px solid black; padding: 2px;">36.1</span>	<span style="border: 1px solid black; padding: 2px;">40.6</span>	Section 8:	<span style="border: 1px solid black; padding: 2px;">7.6</span>	<span style="border: 1px solid black; padding: 2px;">0.0</span> #		
2 Persons:	<span style="border: 1px solid black; padding: 2px;">21.1</span>	<span style="border: 1px solid black; padding: 2px;">33.3</span>	<span style="border: 1px solid black; padding: 2px;">45.8</span>	<span style="border: 1px solid black; padding: 2px;">15.6</span>	HOME TBRA:	<span style="border: 1px solid black; padding: 2px;">0.0</span>			
3 Persons:	<span style="border: 1px solid black; padding: 2px;">22.4</span>	<span style="border: 1px solid black; padding: 2px;">25.0</span>	<span style="border: 1px solid black; padding: 2px;">8.3</span>	<span style="border: 1px solid black; padding: 2px;">12.5</span>	Other:	<span style="border: 1px solid black; padding: 2px;">31.8</span>			
4 Persons:	<span style="border: 1px solid black; padding: 2px;">14.8</span>	<span style="border: 1px solid black; padding: 2px;">8.3</span>	<span style="border: 1px solid black; padding: 2px;">8.3</span>	<span style="border: 1px solid black; padding: 2px;">21.9</span>	No Assistance:	<span style="border: 1px solid black; padding: 2px;">60.5</span>			
5 Persons:	<span style="border: 1px solid black; padding: 2px;">12.1</span>	<span style="border: 1px solid black; padding: 2px;">16.7</span>	<span style="border: 1px solid black; padding: 2px;">0.0</span>	<span style="border: 1px solid black; padding: 2px;">3.1</span>					
6 Persons:	<span style="border: 1px solid black; padding: 2px;">2.7</span>	<span style="border: 1px solid black; padding: 2px;">0.0</span>	<span style="border: 1px solid black; padding: 2px;">1.4</span>	<span style="border: 1px solid black; padding: 2px;">3.1</span>					
7 Persons:	<span style="border: 1px solid black; padding: 2px;">0.9</span>	<span style="border: 1px solid black; padding: 2px;">0.0</span>	<span style="border: 1px solid black; padding: 2px;">0.0</span>	<span style="border: 1px solid black; padding: 2px;">3.1</span>					
8 or more Persons:	<span style="border: 1px solid black; padding: 2px;">0.0</span>	<span style="border: 1px solid black; padding: 2px;">0.0</span>	<span style="border: 1px solid black; padding: 2px;">0.0</span>	<span style="border: 1px solid black; padding: 2px;">0.0</span>					
					<b># of Section 504 Compliant Units / Completed Units Since 2001</b>				<span style="border: 1px solid black; padding: 2px;">92</span>

\* The State average includes all local and the State PJs within that state

\*\* The National average includes all local and State PJs, and Insular Areas

# Section 8 vouchers can be used for First-Time Homebuyer Downpayment Assistance.



**HOME PROGRAM  
SNAPSHOT WORKSHEET - RED FLAG INDICATORS**  
Local Participating Jurisdictions with Rental Production Activities

Participating Jurisdiction (PJ): Chula Vista

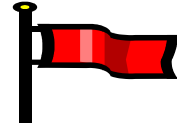
State: CA

Group Rank: 82  
(Percentile)

State Rank: 10 / 92 PJs

Overall Rank: 84  
(Percentile)

Summary: 1 / Of the 5 Indicators are Red Flags

FACTOR	DESCRIPTION	THRESHOLD*	PJ RESULTS	RED FLAG
4	% OF COMPLETED RENTAL DISBURSEMENTS TO ALL RENTAL COMMITMENTS	< 71.84%	100	
5	% OF COMPLETED CHDO DISBURSEMENTS TO ALL CHDO RESERVATIONS	< 47.80%	100	
6	% OF RENTERS BELOW 50% OF AREA MEDIAN INCOME	< 70%**	88.79	
8	% OF OCCUPIED RENTAL UNITS TO ALL RENTAL UNITS	< 90.38%	99.55	
"ALLOCATION-YEARS" NOT DISBURSED***		> 3.360	3.47	

\* This Threshold indicates approximately the lowest 20% of the PJs

\*\* This percentage may indicate a problem with meeting the 90% of rental units and TBRA provided to households at 60% AMI requirement

\*\*\* Total of undisbursed HOME and ADDI funds through FY 2005 / FY2005 HOME and ADDI allocation amount. This is not a SNAPSHOT indicator, but a good indicator of program progress.

Source: Data entered by HOME Participating Jurisdictions into HUD's Integrated Disbursement and Information System (IDIS)

HOME Program Performance SNAPSHOT

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